

**EAST HAMPTON PLANNING & ZONING COMMISSION**

**REGULAR MEETING**

**Date:** April 3, 2024

**Place:** Town Hall, Room 117

And via Zoom Virtual Meeting (Instructions below)

**Time:** 7:00 p.m.

**Record of Motions**

**Present:** Chairman Kevin Kuhr, Vice-Chairman Ray Zatorski, Jim Sennett, Rowland Rux. Roy Gauthier, Michael Kowalczyk, Angelus Tamaro, Robert Perrault and Mattie Walton. Alternate: Ted Hintz, Jr. Interim Planner John Guskowski, Office Staff, Cheryl Guiliano **Absent:** None.

**1. Call to Order and Seating of Alternates**

*Mattie Walton was seated for Michael Kowalczyk.*

**2. Approval of Minutes:**

**A. March 6, 2024 Regular Meeting**

*Vice-Chairman Zatorski made a motion to approve the minutes with changes. Mr. Walton asked for Ms. Battit's name to be corrected. Mr. Rux seconded the motion. **Vote: 8-0 in favor – 1 Abstention - Mr. Tamaro***

*Michael Kowalczyk was arrived at 7:04 and Mattie Walton was unseated.*

*Ted Hintz left the meeting before application PZC-24-003 started.*

**5. Public Hearings:**

**A. PZC-24-003 Theodore Hintz Jr., 46 Keighley Pond Rd., Special Permit for Lighting of Outdoor Athletic facility for existing horse ring in R2 Zone. Map 01C/ Block 10/ Lot 11.**

*Vice-Chairman Zatorski made a motion to continue the public hearing to the regular scheduled meeting of May 1, 2024 at the request of the applicant. Mr. Rux seconded the motion. **Vote: 9-0 in favor.** Vice-Chairman Zatorski made a motion to continue the application to the regular scheduled meeting of May 1, 2024 at the request of the applicant. Mr. Rux seconded the motion. **Vote: 9-0 in favor.***

**6. New Business:**

**A. PZC-24-004: Abduwahid Alsharabe, 42 East High Street, Site Plan Review for Smoke Shop in C Zone. Map 05A/ Block 62A/ Lot 10. Application was continued to the next regularly scheduled meeting of May 1, 2024.**

**7. Old Business.**

**A. PZC-23-016: David & Melissa Baribault, 33 High Point, Gravel Path, Shed and Stairs in Conservation Easement. Map 02C/Block 9/Lot 12/8. Vice-Chairman Zatorski made a motion to deny application PZC-23-016; Gravel path is a plus for the environment and stays; Shed and Stairs are to be removed; planting plan from CLA engineers dated 4/2/2024 with planting schedule or Appendix A be executed to the satisfaction of Town Staff with any additional plantings Town Staff deems necessary; Fire Pit to be removed. All work to be completed within 60 days. Mr. Sennett seconded the motion. **Vote: 7-1 in favor; Mr. Kowalczyk opposed and Mr. Rux Abstaining****

**B. PZC-24-002: West High Enterprises, 195 West High Street, Site Plan Review for Construction of a Commercial Building in C Zone. Map 12/ Block 36/ Lot 3**  
*Vice-Chairman Zatorski made a motion to approve application PZC-24-002: West High Enterprises, 195 West High Street, Site Plan Review for Construction of a Commercial Building in C Zone. Map 12/ Block 36/ Lot 3 for the following reasons: Meets Planning and Zoning regulations, approved by Chatham Health Department, and IWWA, With the following conditions: Town Staff inspect for compliance with erosion and sediment controls; Town Staff notified prior to the start of construction and completion of construction. Mr. Rux seconded the motion. **Vote: 9-0 in favor.***

## **10. Adjournment**

*Chairman Kuhr made a motion to adjourn the meeting at 10:05pm. Vice-Chairman Zatorski seconded the motion. **Vote: 9-0 in favor***